

**BOROUGH OF MENDHAM
JOINT LAND USE BOARD
REGULAR MEETING AGENDA**

Tuesday, November 21, 2023 7:30PM
Garabrant Center, 4 Wilson Street, Mendham, NJ

I. CALL TO ORDER & FLAG SALUTE

II. CHAIR'S OPENING STATEMENT

Notice of this meeting was published in the Star Ledger and the Daily Record and was posted in the Phoenix House in accordance with the Open Public Meetings Act and furnished to all those who have requested individual notice and have paid the required fee.

III. ROLL CALL

IV. APPROVAL OF MINUTES

October 17, 2023

V. PUBLIC COMMENT

This is an opportunity for the public to comment on any matter or concern that is not on the agenda or any application pending before the Board. To ensure that every citizen has an opportunity to speak, the Chair will recognize the individual and ask them to state their name and address for the record. The speaker does not need to provide their address if they have been verified by the Office of Information Privacy as a covered person in the Borough, under Daniel's Law. Speakers are asked to limit their comments to five minutes.

VI. RESOLUTION

- a. **JLUB #13-22
15 W. Main, LLC
15 W. Main St
Block 301 Lot 39**

VII. COMPLETENESS

- a. **JLUB #28-22
Accordia
350 Bernardsville Rd.
Block 2301 Lot 13**
Dismiss application without prejudice due to lack of prosecution. **There will be no testimony or comments.**

- b. **JLUB #05-23
William Pyznar
8 Bliss Rd
Block 2501 Lot 5.04**

- c. **JLUB #12-23
McTigue-Vega
2 Oak Forest Ln
Block 2401 Lot 31**

During the completeness portion of the meeting, there is no public comment/testimony.

VIII. HEARINGS

- a. **28-22 Accordia
350 Bernardsville Rd.
Block 2301 Lot 13**
Dismiss application without prejudice due to lack of prosecution. **There will be no testimony or comments.**

- b. **JLUB #05-23
William Pyznar
8 Bliss Rd
Block 2501 Lot 5.04**

- c. **JLUB #12-23
McTigue-Vega
2 Oak Forest Ln
Block 2401 Lot 31**

During the hearing portion of the meeting, the public will have an opportunity to ask questions at the end of each witness' testimony. When called on to step forward to the microphone, please state and spell your name and address clearly for the record. If you are registered as a covered person through the Office of Information Privacy, do not provide your address. Questions are limited to 5 minutes per individual and one question period per person per witness. After the applicant has completed their presentation, the public will have the opportunity to comment or present evidence, subject to the same rules.

IX. DISCUSSION

X. ADJOURNMENT

If you have tested positive for COVID or have a fever five days prior to the meeting, for the safety of all please do not attend the public meeting in person. For all JLUB, HPC, and ECOSST Meetings, if you are the applicant and cannot attend, please contact the Planning & Land Use Coordinator. 973-543-7152 #20 or email planning@mendhamnj.org

The next scheduled regular meeting of the Joint Land Use Board is **Tuesday, December 19, 2023** at 7:30PM in the
Garabrant Center, 4 Wilson Street, Mendham, NJ